



**CITY OF CHARLOTTE ZONING BOARD OF ADJUSTMENT
REMOTE MEETING
GOVERNMENT CENTER – 600 EAST FOURTH STREET
TUESDAY, APRIL 27, 2021 – 9:00 A.M.**

RECOMMENDATION AGENDA

CASE NO. 2021-025

2617 Osmond Street Trust, represented by David W. Murray, for property located at 2617 Osmond Street, tax parcel 119-114-24.

Requesting two variances to construct a single family home on a nonconforming vacant lot:

1. A 10 foot variance from the required 30 foot setback.
2. A 20 foot variance from the required 40 foot rear yard.

CASE NO. 2021-027

Sam's Mart, LLC, represented by Anthony Fox, for property located at 6300 Albemarle Road, tax parcel 133-171-13.

Requesting a variance to allow for vehicle maneuvering space within the 20 foot transitional setback along Albemarle Road.

CASE NO. 2021-032

Carothers Legacy Trust, represented by David W. Murray, for property located at 3102 Celia Avenue, tax parcel 069-113-17.

Requesting two variances to construct a single family home on a vacant lot:

1. A 1,010 square foot variance from the 6,000 square foot minimum lot size for a single family detached home.
2. A 10 foot variance from the 50 foot minimum lot width.

AGENDA

CASE NO. 2021-031

Jeffrey W. and Carol M. Montgomery, represented by Ty Shaffer, for property located at 12317 Haymarket Road, tax parcel 023-151-08.

Requesting a 50 foot variance from the required 100 foot Mountain Island Lake Watershed Overlay buffer in order to construct a single family home.

ELECTION

Election of Vice-Chairperson

APPROVAL OF MINUTES

March Regular Meeting Minutes

THE BOARD RESERVES THE RIGHT TO DEVIATE FROM THE AGENDA.

City of Charlotte will comply with the American Disabilities Act (ADA), which prohibits discrimination on the basis of disability. Anyone needing special accommodations when attending this meeting and/or if this information is needed in an alternative format because of a disability please contact the Clerk to the Charlotte Zoning Board of Adjustment, (704) 336-3818 or maxx.oliver@charlottenc.gov at least 72 hours prior to the meeting.
